

42-1-29✓
39-2/8WARRANTY DEEDTRANSFER
TAX
PAID

001297

GILBERT D. ROY and ANITA M. ROY of Fairfield, County of Somerset and State of Maine for consideration paid, grant to BRIAN L. CARON and DONNA L. CARON of Waterville, County of Kennebec and State of Maine with WARRANTY COVENANTS, as joint tenants, the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land situated in Waterville County of Kennebec, State of Maine, with the buildings thereon, situate on Gray Street, bounded and described as follows, to wit:

Bounded southerly ninety (90) feet by said Gray Street; easterly seventy-five (75) feet by land now or formerly of Lena Oby Ferland; northerly by land now or formerly of Joseph Rousseau; and westerly by land now or formerly of Fred E. Toulouse.

Also meaning and intending to convey a perpetual easement on the southerly side of property now or formerly of Fred E. Toulouse, Jr., which easement is more particularly described in Kennebec County Registry of Deeds Book 1328, Page 185 by quit-claim deed of Fred E. Toulouse, Jr. to Ernest Breton, four (4) feet in width, fifty (50) feet in length providing ingress and egress from Gray Street, on foot, for the purpose of repairs, painting, and such servicing as the said Ernest Breton, his heirs, executors, successors and assigns may require.

This conveyance is made subject to a perpetual easement on the northerly side of property formerly of Ernest Breton, more particularly described in quit-claim deed of Ernest Breton to Fred E. Toulouse, Jr. recorded in Kennebec County Registry of Deeds Book 1328, Page 183, 2.7 feet in width providing ingress and egress from Gray Street on foot for the purpose of repairs, painting, and such servicing as the said Fred E. Toulouse, Jr., his heirs, executors, successors and assigns may require.

Being the same premises conveyed to Gilbert D. and Anita M. Roy from Daniel J. and Jacqueline G. Karter by warranty deed dated June 21, 1985 and recorded in the Kennebec County Registry of Deeds in Book 2816, Page 255.

WITNESS our hands and seals this 21st day of January, 1988.

[Signature]
witness

[Signature]
GILBERT D. ROY

[Signature]
witness

[Signature]
ANITA M. ROY

THE STATE OF MAINE
Kennebec, ss.

January 21, 1988

Then personally appeared the above named GILBERT D. ROY and ANITA M. ROY and acknowledged the foregoing instrument to be their free act and deed.

Before me,

[Signature]
Notary Public

David R. Butler, Esq.

DAVID R. BUTLER
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES JUNE 21, 1992



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